THIS INSTRUMENT PREPARED BY:
FREEMAN & BRACEY, PLC.
P. O. Box 527
885 Conference Drive, Ste. 500
Goodlettsville, Tennessee 37070

Karen Johnson Davidson County
Batch# 440195 DEEDQC
07/20/2020 08:18:48 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20200720-0079043

QUITCLAIM DEED

Address New Owners	Send Tax Bills To:	Map-Parcel
JAMES ANTHONY JOHNSON 316 Randy Road Madison, TN 37115	Same	052-02-243.00

FOR AND IN CONSIDERATION of Zero Dollars ($0.00), cash in hand paid, the receipt of which is hereby acknowledged, **LISA DAWN JOHNSON, unmarried,** by these presents does hereby quitclaim and convey unto **JAMES ANTHONY JOHNSON, unmarried,** and his successors and assigns, all her right, title and interest in and to the following described tract of land:

LAND in the 11th Civil District of Davidson County, Tennessee, being Lot No. 33 on the Map of Rainbow Terrace, Section III, as of record in Book 2133, Page 20, Register's Office for Davidson County, Tennessee.

SAID Lot No. 33 fronts 120 feet on the westerly side of Randy Road, and extends back between lines, 409.5 feet on the northerly side and 409.2 feet on the southerly side, to a deed line in the rear, measuring 120 feet thereon.

Being the same property conveyed to James A. Johnson, an unmarried man, by Warranty Deed from Mark D. Seymour and wife, Constance R. Seymour, of record in Book 11685, Page 700, said Register's Office for Davidson County, Tennessee.

Subject to any and all plats, easements, restrictions, and other matters of record.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The undersigned, after being first duly sworn according to law, does make oath and affirm that this Quitclaim Deed was executed and delivered in accordance with the terms of a Court Order in a divorce action styled, **JAMES ANTHONY JOHNSON v. LISA DAWN JOHNSON, Civil Action No. 20D585, Third Circuit Court for Davidson County, Tennessee,** and that there was no other consideration given for the transfer.

Lisa Dawn Johnson
AFFIANT

Sworn to and subscribed before me, this the 17th day of July, 2020.

RUSSELL E. FREEMAN
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

Notary Public
My Commission Expires: 12/23/2020

Witness my hand this 17th day of July, 2020, the bargaining party, having caused my name to be signed hereto on said day and date.

Lisa Dawn Johnson
LISA DAWN JOHNSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Devin F. Park, a Notary Public in and for said County and State, **LISA DAWN JOHNSON**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Goodlettsville, TN this the 17th day of July, 2020.



Devin F. Park
NOTARY PUBLIC

My Commission Expires: 1/25/22

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER, WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION PROVIDED.